LYNCHBURG CITY COUNCIL Agenda Item Summary

MEETING DATE: June 13, 2006 AGENDA ITEM NO.: 4

CONSENT: REGULAR: X CLOSED SESSION: (Confidential)

ACTION: X INFORMATION:

<u>ITEM TITLE:</u> Sale of Three Vacant Lots Behind 300 Madison St.

<u>RECOMMENDATION:</u> After the requisite public hearing, authorize the City Manager to sell the subject properties.

<u>SUMMARY:</u> Adjacent property owners, Wayne & Amy Brown, 300 Madison St., Tax Map No. 024-0-001, wish to purchase these 3 lots. The lots are located directly behind their home. Letters were sent to all adjacent property owners notifying them of the sale of property.

PRIOR ACTION(S):

4/4/06 Technical Review Committee 4/25/06 Physical Development Committee

<u>FISCAL IMPACT:</u> The properties will be returned to the tax rolls.

CONTACT(S):

Steve Lawson, Real Estate Manager – 455-3945 Lee Newland, Director of Engineering – 455-3947

ATTACHMENT(S):

City Assessment information City Assessor Appraisal Site location map Aerial site location map Resolution

REVIEWED BY: Ikp

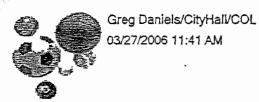
RESOLUTION

A RESOLUTION APPROVING THE SALE OF THREE VACANT LOTS ON THIRD STREET.

NOW THEREFORE, BE IT RESOLVED THAT THE CITY COUNCIL OF THE CITY OF LYNCHBURG determines that the City has no need for the three vacant lots on Third Street known as Tax Map No. 024-05-002, Tax Map No. 024-05-003 and Tax Map No. 024-05-004 that are assessed respectively for \$600.00, \$500.00 and \$500.00 for a total of \$1,600.00, and that the City's continued ownership of the property is no longer necessary or required for the best interests of the City;

BE IT FURTHER RESOLVED THAT CITY COUNCIL approves the conveyance of the hereinabove described three properties on Third Street and authorizes the City Manager to execute a deed and such other documents as may be necessary to complete the transfer of the hereinabove described properties to an adjoining property owner namely: Wayne and Amy Brown, 300 Madison Street for \$1,600.00.

Introduced:		Adopted:
Certified:		
	Clerk of Council	
064L		



To Steven E Lawson/PubServ/COL@COL

CC

bcc

Subject Re: Appraisal

We have reviewed the parcels for value as requested. We believe that the current assessments on all parcels are a fair estimate of market value.

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02405002 $600
02405003 $500 - Three lots behind Madison St. (Third St.)
02405004 $500
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Page 1 of 1

Property Tax Values

View Sketch

520 Find At.

View Photo

Recent Neighborhood Sales

Close Print

Property Assessment Information - Lynchburg, Virginia

Data last updated: January 16, 2006

Parcel Identification

Parcel ID 02405002

Property Address THIRD ST

CITY OF LYNCHBURG Property Owner

CITY MANAGER'S OFFICE

Mailing Address 900 CHURCH ST

LYNCHBURG, VA 24504-1620

Legal Description GARLAND HILL; BLK, 254,256 **EXEMPT - CITY GOVERNMENT** Property Class

Neighborhood 113 - GARLAND HILL

Land

Legal Acreage 0.0000 Square Footage Frontage 55

Depth

Zoning Refer to Zoning Layer

Special Assessments

Participant in Land Use Prog

Land Use Deferral Amount

Participant in Rehabilitation Prog NO

Exemption Amount Ending (June 30)

Sale/Assessment Information

July 1, 2005

Land Value \$600

Improvement Value \$0 Total Value \$600

July 1, 2004

Land Value \$600

Improvement Value Total Value \$600

July 1, 2003

Land Value \$600

Improvement Value

Total Value \$600

Sales History 1

Recorded Sale Date 02/05/1955

Sale Amount

Prior Owner Prior Instrument Number

295 260 Prior Deed Book/Page

Sales History 2

Sales History 3

Recorded Sale Date

Sale Amount

Prior Owner

Prior Instrument Number Prior Deed Book/Page

Recorded Sale Date

Sale Amount Prior Owner

Prior Instrument Number Prior Deed Book/Page

Improvement Data

Building Type Type of Structure

Number of Stories

Year Built

Finished Sa Ft

Basement Sq Ft

Finished Basement Sg Ft

Finished Attic Sq Ft

Foundation

Frame

Exterior Wall

Roof Type

Roof Material

Heat Type

Air Conditioned

Fireplace

Number of Rooms

Number of Bedrooms

Number of Full Baths

Number of Half Baths

Open Porch Sq Ft

Enclosed Porch Sq Ft

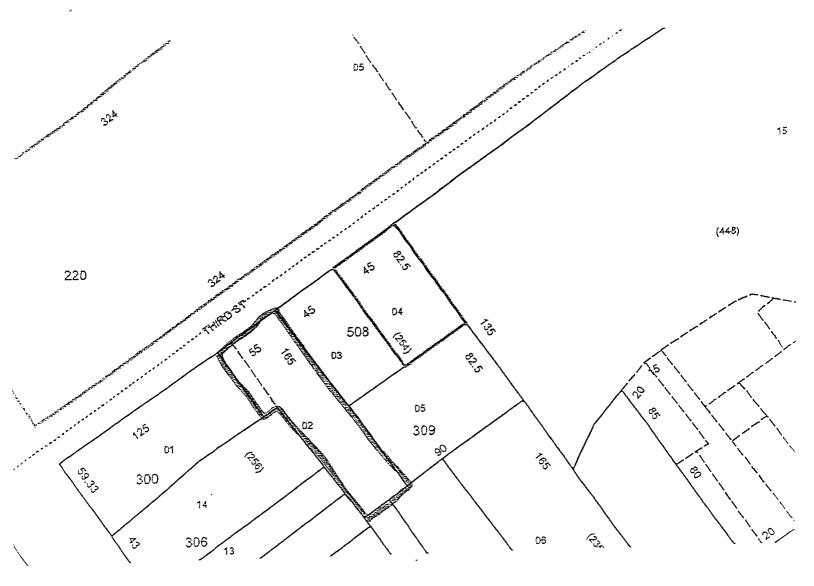
Patio/Deck Sq Ft

Attached Garage Sq Ft

Attached Carport Sq Ft

Detached Garage Sg Ft

Outbuildings



Property Tax Values View Sketch View Photo Recent Neighborhood Sales Close Print Property Assessment Information - Lynchburg, Virginia Data last updated: January 16, 2006 Parcel Identification Land Parcel ID 02405003 Legal Acreage 0.0000 Square Footage Property Address 508 THIRD ST Frontage 45 **Property Owner** CITY OF LYNCHBURG Depth CITY MANAGER'S OFFICE Zoning Refer to Zoning Layer 900 CHURCH ST Mailing Address Special Assessments LYNCHBURG, VA 24504-1620 Participant in Land Use Prog Land Use Deferral Amount Legal Description GARLAND HILL; BLK. 254 Property Class **EXEMPT - CITY GOVERNMENT** Participant in Rehabilitation Prog Neighborhood 113 - GARLAND HILL Exemption Amount Ending (June 30) Sale/Assessment Information Improvement Data July 1, 2005 **Building Type** Land Value \$500 Type of Structure Improvement Value **Number of Stories** \$0 Total Value \$500 Year Built July 1, 2004 Land Value \$500 Finished Sq Ft Improvement Value \$0 Basement Sq Ft Total Value \$500 Finished Basement Sq Ft July 1, 2003 Finished Attic Sq Ft Land Value Foundation \$500 Improvement Value \$0 Frame Total Value \$500 Exterior Wall Sales History 1 Roof Type Recorded Sale Date 02/11/1955 Roof Material Sale Amount \$600 Heat Type Prior Owner Air Conditioned Prior Instrument Number Fireplace Prior Deed Book/Page 295 333 Number of Rooms Number of Bedrooms Sales History 2 Recorded Sale Date Number of Full Baths Number of Half Baths Sale Amount \$ Prior Owner Open Porch Sq Ft Prior Instrument Number Enclosed Porch Sq Ft Prior Deed Book/Page Patio/Deck Sq Ft

Attached Garage Sq Ft

Attached Carport Sq Ft

Detached Garage Sq Ft

Outbuildings

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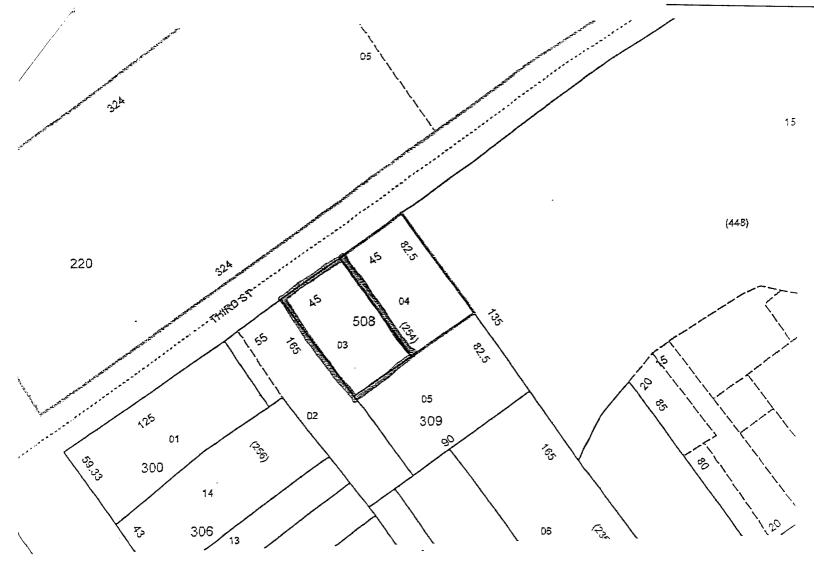
Sales History 3

Recorded Sale Date

Prior Instrument Number Prior Deed Book/Page

Sale Amount

Prior Owner



R2

504 Think A.

Property Tax Values

View Sketch

View Photo

Recent Neighborhood Sales

Close Print

Property Assessment Information - Lynchburg, Virginia

Data last updated: January 16, 2006

Parcel Identification

Parcel ID 02405004

Property Address THIRD ST Property Owner

CITY OF LYNCHBURG CITY MANAGER'S OFFICE

Mailing Address

900 CHURCH ST LYNCHBURG, VA 24504-1620

Legal Description Property Class Neighborhood GARLAND HILL; BLK. 254 **EXEMPT - CITY GOVERNMENT**

113 - GARLAND HILL

Land

Legal Acreage 0.0000 Square Footage Frontage 45

Depth 82

Zoning Refer to Zoning Layer

Special Assessments

Participant in Land Use Prog Land Use Deferral Amount

Participant in Rehabilitation Prog

Exemption Amount

Ending (June 30)

Sale/Assessment Information

July 1, 2005

Land Value \$500 Improvement Value Total Value

\$500 July 1, 2004

Land Value \$500 Improvement Value

Total Value \$500 July 1, 2003

Land Value \$500 Improvement Value \$0

Total Value \$500

Sales History 1

Recorded Sale Date 02/05/1955 \$0 Sale Amount

Prior Owner Prior Instrument Number

Prior Deed Book/Page

295 263

Sales History 2

\$

Recorded Sale Date Sale Amount

Prior Owner Prior Instrument Number

Prior Deed Book/Page

Sales History 3

Recorded Sale Date Sale Amount \$ Prior Owner

Prior Instrument Number Prior Deed Book/Page Improvement Data

Building Type Type of Structure Number of Stories Year Built

Finished Sq Ft Basement Sq Ft Finished Basement Sq Ft Finished Attic Sq Ft

Foundation Frame Exterior Wall

Roof Type Roof Material Heat Type Air Conditioned Fireplace

Number of Rooms Number of Bedrooms Number of Full Baths Number of Half Baths Open Porch Sq Ft

Enclosed Porch Sq Ft Patio/Deck Sq Ft Attached Garage Sq Ft Attached Carport Sq Ft Detached Garage Sq Ft



Legal Descriptions for 3 Vacant Lots behind 300 Madison Street

520 Third Street – Tax ID No. 024-05-002

508 Third Street – Tax ID No. 024-05-003

nrd Street – Tax ID No. 024-05-00

504 Third Street – Tax ID No. 024-05-004

